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Order Filed on June 10, 2025
by Clerk
U.S. Bankruptcy Court
District of New Jersey

UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEW JERSEY


In re:	Chapter 13
Carol A. Kuhn,	Case No. 24-13375-MEH
	Hearing Date: June 18, 2025 at 10:00 a.m.
Debtor.	Judge: Mark E. Hall

**CONSENT ORDER RESOLVING SECURED CREDITOR'S MOTION FOR RELIEF
FROM THE AUTOMATIC STAY AND PROVIDING FOR CURE OF POST-PETITION
ARREARS**

The relief set forth on the following pages, number two (2) through three (3) is hereby

ORDERED

DATED: June 10, 2025



Honorable Mark E. Hall
United States Bankruptcy Judge

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Debtor: Carol A. Kuhn
Case No.: 24-13375-MEH
Caption of Order: **CONSENT ORDER RESOLVING SECURED CREDITOR'S
MOTION FOR RELIEF FROM THE AUTOMATIC STAY
AND PROVIDING FOR CURE OF POST-PETITION
ARREARS**

THIS MATTER having been opened to the Court upon the Motion to Vacate Automatic Stay (the "Motion") filed by Nationstar Mortgage LLC ("Secured Creditor"), and Carol A. Kuhn ("Debtor") having filed opposition thereto, with respect to Secured Creditor's lien on Debtor's real property commonly known as 111 Upper Creek Road, Stockton, NJ 08559, ("Property"), and the parties having consented to the entry of the within Order, and for good cause shown, it is hereby:

ORDERED AS FOLLOWS:

1. Debtor is delinquent two (2) post-petition payments due May 1, 2025 through June 1, 2025, each payment in the amount of \$4,132.40, less suspense of \$869.40, for a total delinquency of \$7,395.40.
2. Debtor shall cure the arrears in the amount of \$7,395.40 by making five (5) equal monthly payments of \$1,232.57, beginning July 1, 2025 through November 1, 2025, and one (1) payment in the amount of \$1,232.55 on or before December 1, 2025.
3. Debtor shall resume post-petition payments to be paid timely and in full with the July 1, 2025 payment.
4. If Debtor should default and fail to make future post-petition payments to Movant that come due during the pendency of this case for thirty (30) days from the due date, Movant's counsel may submit a certification of default and the Court may enter an Order vacating the automatic stay permitting Movant to proceed with its action against the real property known as 111 Upper Creek Road, Stockton, NJ 08559.

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Debtor: Carol A. Kuhn
Case No.: 24-13375-RG
Caption of Order: **CONSENT ORDER RESOLVING SECURED CREDITOR'S
MOTION FOR RELIEF FROM THE AUTOMATIC STAY
AND PROVIDING FOR CURE OF POST-PETITION
ARREARS**

5. Debtor shall pay attorney fees and costs for the motion for relief in the amount of \$699.00 to be paid as an administrative claim through the plan.

Consent to Form and Entry

McCalla Raymer Leibert Pierce, LLP
Attorney for the Secured Creditor

By: //
Laura Eggerman

Date: 06/10/2025

Law Office of Stacey L. Mullen
Attorney for the Debtor

By: Stacey L. Mullen

Date: 6/17/25

In re:
Carol A. Kuhn
Debtor

Case No. 24-13375-MEH
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0312-2
Date Rcvd: Jun 10, 2025

User: admin
Form ID: pdf903

Page 1 of 1
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 12, 2025:

Recip ID	Recipient Name and Address
db	+ Carol A. Kuhn, 111 Upper Creek Road, Stockton, NJ 08559-1209

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jun 12, 2025

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 10, 2025 at the address(es) listed below:

Name	Email Address
Denise E. Carlon	on behalf of Creditor FLAGSTAR BANK N.A. dcarlon@kmlawgroup.com, bkgroup@kmlawgroup.com
Laura M. Egerman	on behalf of Creditor Nationstar Mortgage LLC laura.egerman@mccalla.com mccallaecf@ecf.courtdrive.com
Marie-Ann Greenberg	magecf@magtrustee.com
Stacey L. Mullen	on behalf of Debtor Carol A. Kuhn slmullen@comcast.net
U.S. Trustee	USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 5